

127.0

Map

0002

Block

0006.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 960,700 /

USE VALUE: 960,700 /

ASSESSed: 960,700 /

Total Card /

Total Parcel

960,700

960,700

960,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City	
17 -19		COLEMAN RD, ARLINGTON	

OWNERSHIP

Unit #:

Owner 1: GEORGE LIS GREGORY J & JOANN

Owner 2:

Owner 3:

Street 1: 19 COLEMAN ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02476

Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov:

Cntry

Postal:

NARRATIVE DESCRIPTION

This parcel contains .112 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1928, having primarily Vinyl Exterior and 2665 Square Feet, with 2 Units, 3 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4900		Sq. Ft.	Site		0	70.	1.16	8									396,899						396,900	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4900.000	563,800		396,900	960,700
Total Card	0.112	563,800		396,900	960,700
Total Parcel	0.112	563,800		396,900	960,700
Source: Market Adj Cost		Total Value per SQ unit /Card:		360.49	/Parcel: 360.49

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	563,800	0	4,900.	396,900	960,700		Year end	12/23/2021
2021	104	FV	538,400	0	4,900.	396,900	935,300		Year End Roll	12/10/2020
2020	104	FV	538,600	0	4,900.	396,900	935,500	935,500	Year End Roll	12/18/2019
2019	104	FV	398,800	0	4,900.	396,900	795,700	795,700	Year End Roll	1/3/2019
2018	104	FV	398,700	0	4,900.	351,500	750,200	750,200	Year End Roll	12/20/2017
2017	104	FV	374,000	0	4,900.	294,800	668,800	668,800	Year End Roll	1/3/2017
2016	104	FV	374,000	0	4,900.	294,800	668,800	668,800	Year End	1/4/2016
2015	104	FV	333,400	0	4,900.	255,200	588,600	588,600	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	12110-215		11/15/1971		36,000	No	No	N	

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/12/2013	1213	Manual	27,600	C				
4/8/2008	326	Manual	4,500			G9	GR FY09	rebuild second fl

ACTIVITY INFORMATION

Date	Result	By	Name
4/6/2018	Info At Door	CC	Chris C
1/16/2014	Info Fm Prmt	EMK	Ellen K
3/14/2009	Inspected	372	PATRIOT
12/24/2008	Measured	294	PATRIOT
4/28/2000	Inspected	263	PATRIOT
12/6/1999	Measured	264	PATRIOT
12/1/1991		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

USER DEFINED

Prior Id # 1: 81752

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

PRINT

Date

Time

12/30/21

09:40:53

LAST REV

Date

Time

06/24/19

14:24:09

mmcmakin

9831

9831!

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

